

B-3429 - B-3432
455-401 Grindall St. (South side)
Baltimore, Md.
Private access

c.1885-1908

The south side of the 400 block of Grindall St. is improved by several late nineteenth century groups of houses, and one group dating to 1907-1908. At 447-455 Grindall St. there is a row of two story, two bay wide brick houses with shed roofs and bracketed cornices built by William Dashiels in the 1880's or early 1890's. Moving west, at 439-445 Grindall St. there is a similar row of two story, two bay wide late Victorian style brick houses, built by John E. Grindall in the early 1890's. Further west, at 409-419 Grindall St., there is a row of two story, two bay wide brown brick houses with shed roofs and simple sheet metal bracketed cornices, built in 1907-1908 by Walter Hampson. Finally, at 401-407 Grindall St., there is a row of two story, two bay wide brick houses with shed roofs and bracketed cornices, built by James F. Morgan in the late 1880's as part of his development of the adjoining sections of Riverside Ave.

MARYLAND HISTORICAL TRUST

B-3430
MAGI 0434302604

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC

AND/OR COMMON

2 LOCATION

STREET & NUMBER

439-445 Grindall St.

CITY, TOWN

Baltimore

CONGRESSIONAL DISTRICT

STATE

Maryland

COUNTY

3 CLASSIFICATION

CATEGORY

☐ DISTRICT
☒ BUILDING(S)
☐ STRUCTURE
☐ SITE
☐ OBJECT

OWNERSHIP

☐ PUBLIC
☒ PRIVATE
☐ BOTH

PUBLIC ACQUISITION

☐ IN PROCESS
☐ BEING CONSIDERED

STATUS

☒ OCCUPIED
☐ UNOCCUPIED
☐ WORK IN PROGRESS
☒ YES: RESTRICTED
☐ YES: UNRESTRICTED
☐ NO

ACCESSIBLE

PRESENT USE

☐ AGRICULTURE ☐ MUSEUM
☐ COMMERCIAL ☐ PARK
☐ EDUCATIONAL ☒ PRIVATE RESIDENCE
☐ ENTERTAINMENT ☐ RELIGIOUS
☐ GOVERNMENT ☐ SCIENTIFIC
☐ INDUSTRIAL ☐ TRANSPORTATION
☐ MILITARY ☐ OTHER:

4 OWNER OF PROPERTY

NAME

Telephone #:

STREET & NUMBER

CITY, TOWN

VICINITY OF

STATE, zip code

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Records Office Room 601

STREET & NUMBER

Baltimore City Courthouse

CITY, TOWN

Baltimore

STATE

Maryland 21202

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

☐ FEDERAL ☐ STATE ☐ COUNTY ☐ LOCAL

DEPOSITORY FOR
SURVEY RECORDS

CITY, TOWN

STATE

7 DESCRIPTION

B-3430

CONDITION

☐ EXCELLENT ☐ DETERIORATED
☒ GOOD ☐ RUINS
☐ FAIR ☐ UNEXPOSED

CHECK ONE

☒ UNALTERED (439, 441, 445)
☒ ALTERED (443)

CHECK ONE

☐ ORIGINAL SITE
☐ MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This row of four two story, two bay brick houses with shed roofs and sheet metal cornice was built as a unit in the 1890's as part of the development of the upper end of Grindall St. 443 Grindall St. has been covered with formstone.

The houses are two stories in height, about 11 1/2' wide, and occupy lots 72' deep. The houses are two rooms deep and there are no rear additions, except for projecting second story, one bay deep frame sections that extend out over the rear yard and were added when the houses got indoor plumbing. The houses are constructed in running bond. The shed roof is capped by a continuous stamped sheet metal cornice consisting of a deeply projecting crown molding set above a row of thick dentils bordered by a lower molding strip. Three grooved brackets per house (end brackets being shared by adjoining houses) support the cornice and connect it to a lower molding strip decorated square dentils. The brick frieze area thus formed is punctuated by stamped metal ventilating panels. Each house has a single hooded chimney located along both the front and the rear of the east side of the house.

The door and window openings have segmentally arched brick lintels with scroll-sawed tympanums. The sills are wood. All of the window openings, except for those at 439 Grindall, are filled with 1/1 double hung sash. 439 Grindall has new 6/6 sash. The houses originally had Mission-style oak doors and these still remain at 441 and 445 Grindall. 439 Grindall has a modern six panel door and 443 has a modern flush door. Each doorway has a single light transom bordered by a row of quarter-round carvings. The houses sit on fairly low basements, the entrances being reached ^{by} two marble steps at 439, three wood steps at 441, three metal steps at 443, and three stone steps at 445 Grindall St. Each house has a rectangular basement window opening located to the left of the steps.

CONTINUE ON SEPARATE SHEET IF NECESSARY

8 SIGNIFICANCE

PERIOD		AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION		
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE		
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE		
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN		
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER		
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION		
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)		
		<input type="checkbox"/> INVENTION				

SPECIFIC DATES 1891-1895

BUILDER/ARCHITECT John E. Grindall

STATEMENT OF SIGNIFICANCE

See under 436-444 Grindall St.

This group of houses was built by John E. Grindall, the son of John T. Grindall for whom Grindall St. was named. Like most houses of this type, these were held by Grindall for rental to a variety of working class tenants.¹

¹Baltimore City Land Records, Liber JB 1342, Folio 237; RO 2211, Folio 554

9 MAJOR BIBLIOGRAPHICAL REFERENCES

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATAACREAGE OF NOMINATED PROPERTY 11'9" x 72' each

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE

COUNTY

STATE

COUNTY

11 FORM PREPARED BY

NAME / TITLE

M.E. Hayward / Historic Sites Surveyor

ORGANIZATION

DATE

Maryland Historical Trust / Struever Bros. & Eccles4/79

STREET & NUMBER

TELEPHONE

1745 Circle Rd.

CITY OR TOWN

STATE

RuxtonMaryland 21204

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438

B-3430

1513

COVINGTON

ST.

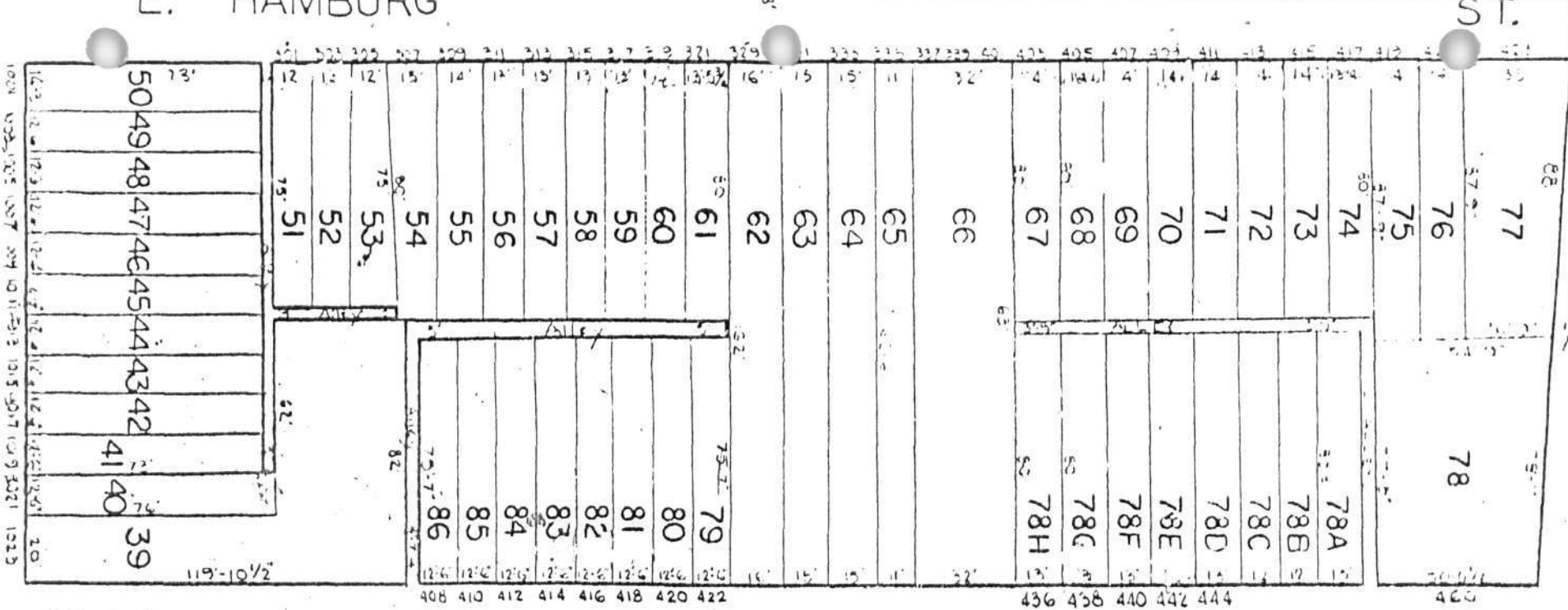
GENERAL HILL PARK

ST.

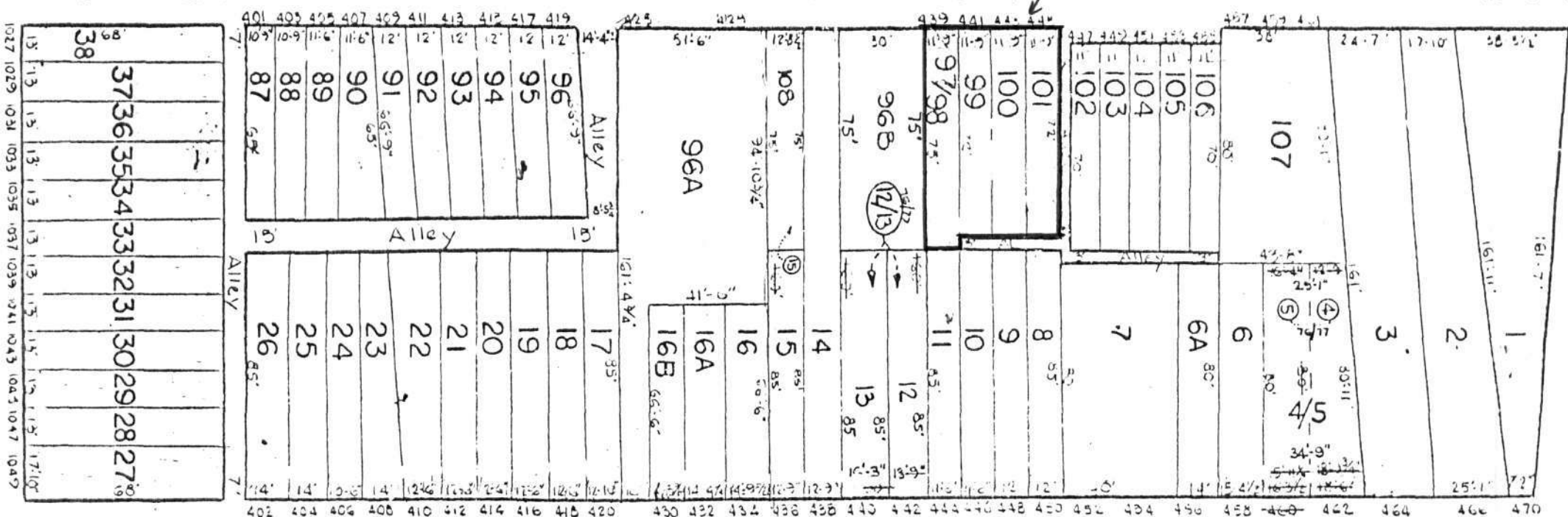
ST.

SIDE

ALLEY



GRINDALL



E. CROSS

WARREN AVE

HENRY ST

E HAMBURG ST

LANASA LANE

LOIS LANE

GRINDALL ST

GRINDALL-CROSS

E CROSS ST

KEY HWY

PIERSIDE DR

COVINGTON ST

RIVERSID

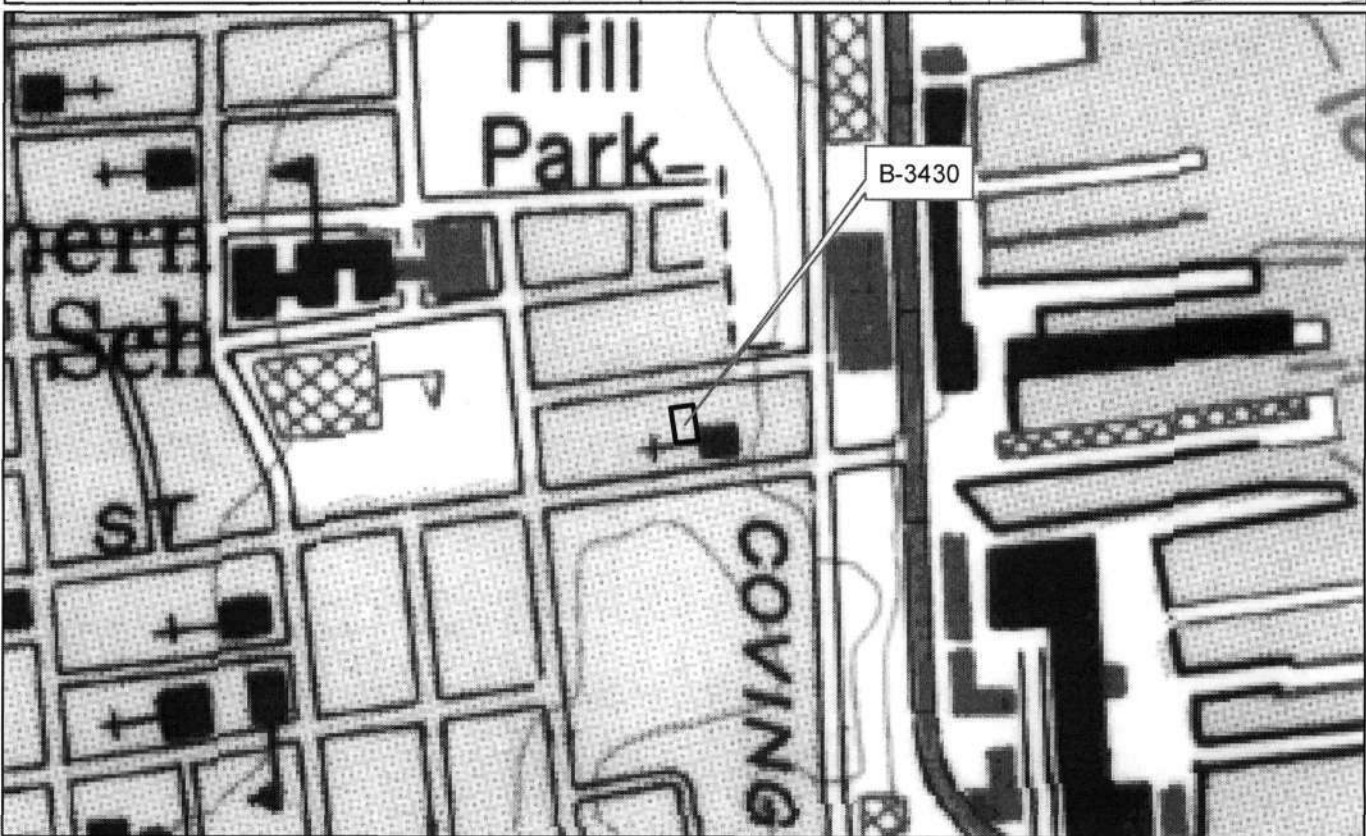
BATTEN

HALL

DUR

B-3430

GIS data Courtesy of
the City of Baltimore, MOIT/EGIS





B-3430

439-445 Grindall St.

M.E.H.

5/79

North elevation

PAPEP
AGTUP
10044



B-3430

439-441 Grindall St.

-M.E.H.

5/79

North elevation